

**EDUCATION REVIEW COMMITTEE**  
**REAL ESTATE COMMISSION**  
Professional and Vocational Licensing Division  
Department of Commerce and Consumer Affairs  
State of Hawaii

**MINUTES OF MEETING**

The agenda for this meeting was filed with the Lieutenant Governor's Office as required by Section 92-7(b), Hawaii Revised Statutes.

Date: Thursday, December 14, 2000

Time: 9:30 a.m.

Place: Kapuaiwa Room  
HRH Princess Victoria Kamamalu Building  
1010 Richards Street, Second Floor  
Honolulu, Hawaii

Present: Charles Aki, Chair  
Patricia Choi, Vice Chair  
Michael Ching, Member  
Alfredo Evangelista, Member  
Mitchell Imanaka, Member  
John Ohama, Member  
Iris Okawa, Member  
Peter Rice, Member

Calvin Kimura, Supervising Executive Officer  
Cynthia Yee, Senior Condominium Specialist  
Gina Watumull, Condominium Specialist  
Lorene Arata, Condominium Specialist  
Shari Wong, Deputy Attorney General  
Karyn Takahashi, Recording Secretary

Excused: Casey Choi, Member

Call to Order: Chair Aki called the meeting to order at 9:39 a.m., at which time quorum was established.

ERC Chair Report: Chair Aki stated that Commissioner Choi was excused from attending today's meeting.

Chair Aki wished everyone happy holidays.

SEO's Report: **Announcements, Introduction, Correspondence, and Additional Distribution**

Upon a motion by Commissioner P. Choi, seconded by Commissioner Imanaka, it was voted on and unanimously carried to add the following to the agenda:

4. Continuing Education Administration, Curriculum, Courses, Providers, and Instructors
  - b. Applications - 2001-2002 Continuing Education Providers and Courses Ratification List

5. Prelicensing Education Administration, Curriculum, Schools, Instructors, and Equivalency
  - b. Applications
    - 1) 2001-2002 Prelicensing Education Schools and Instructors Ratification List
    - 2) Instructor – Carol Mae A. Ball aka Carol Ball (salesperson and broker curriculum)
    - 3) Instructor – Barbara Dew (salesperson and broker curriculum)
    - 4) School – Coldwell Banker Pacific Properties Real Estate School (Principal: Barbara Dew; salesperson and broker curriculum)
6. Administration of Examinations
  - a. ASI
    - 1) ASI 2001 Holiday/Non-testing Schedule

### **Minutes of Meetings**

Upon a motion by Commissioner Evangelista, seconded by Commissioner Imanaka, it was voted on and unanimously carried to accept the minutes of the November 15, 2000 Education Review Committee meeting.

Continuing Education: Applications

### **2001 - 2002 Continuing Education Providers and Courses Ratification List**

Upon a motion by Commissioner Evangelista, seconded by Commissioner P. Choi, it was voted on and unanimously carried to recommend approval of the following reregistrations/recertifications:

| <u>Registration/Certification</u>   | <u>Effective Date</u> |
|---|-----------------------|
| <b>Provider(s)</b>  |                       |
| Seiler School of Real Estate<br>(Administrator: Ricardo D. Seiler)                          | January 1, 2001       |
| Maui Board of REALTORS, Inc.<br>(Administrator: Judi Pasco/Jane Ortiz)                      | January 1, 2001       |
| Akahi real Estate Network, LLC<br>(Administrator: Jay J. Spadinger)                         | January 1, 2001       |
| Waikiki Realty Real Estate School<br>(Administrator: George K. Yamashiro)                   | January 1, 2001       |
| Brian R. Thomas dba EdVenture<br>(Administrator: Brian R. Thomas)                           | January 1, 2001       |
| Dower School of Real Estate<br>(Administrator: Elizabeth L. Dower)                          | January 1, 2001       |
| Richard W. Daggett<br>(Administrator: Richard R. Daggett)                                   | January 1, 2001       |
| Kona Board of Realtors<br>(Administrator: Jacqueline Parkinson)                             | January 1, 2001       |
| University of Hawaii at Manoa-Outreach College<br>(Administrator: Dr. Pamela Fujita-Starck) | January 1, 2001       |

### **Course(s)**

|  |                 |
|--|-----------------|
| "Timeshare Real Estate-I-Introduction"<br>(Owner/Author: Lynn W. Carlson)                | January 1, 2001 |
| "Reading TMK Maps"<br>(Owner/Author: Brian R. Thomas)                                    | January 1, 2001 |
| "Residential Landlord-Tenant Code"<br>(Owner/Author: Brian R. Thomas)                    | January 1, 2001 |
| "Contracts/Business Opportunities"<br>(Owner/Author: Richard W. Daggett)                 | January 1, 2001 |
| "Listing and Selling Business Opportunities"<br>(Owner/Author: Richard W. Daggett)       | January 1, 2001 |
| "Real Estate & Taxes! What Every Agent Should Know"<br>(Owner/Author: Ricardo D. Seiler) | January 1, 2001 |
| "Buyer Representation in Real Estate"<br>(Owner/Author: Ricardo D. Seiler)               | January 1, 2001 |

### Other Jurisdictions and Organizations

#### **Montana Rookie CE Course**

A copy of Montana's Rookie C. E. Course Outline and Learning Objectives was distributed to the Commissioners for their information. This outline was sent to Commissioner Okawa from Vicky Hammond, Real Estate Commissioner from Montana.

Commissioner Okawa reported that this course is very well received in Montana. This course is still a pilot and they will be fine tuning it.

Prelicense  
Education:

### Applications

#### **2001-2002 Prelicensing Education Schools and Instructors Ratification List**

Upon a motion by Commissioner Imanaka, seconded by Commissioner Rice, it was voted on and unanimously carried to recommend approval of the following reregistrations/recertifications:

| <u>Registration/Certification</u>                               | <u>Effective Date</u> |
|---|-----------------------|
| <b>School</b>   |                       |
| Akahi Real Estate Network, LLC<br>(Principal: Jay J. Spadinger) | January 1, 2001       |
| Seiler School of Real Estate<br>(Principal: Ricardo D. Seiler)  | January 1, 2001       |
| Dower School of Real Estate<br>(Principal: Elizabeth L. Dower)  | January 1, 2001       |
| Fahrni School of Real Estate<br>(Principal: Helen Fahrni)       | January 1, 2001       |
| Premier Realty 2000, Inc.<br>(Principal: Susan Yoshioka)        | January 1, 2001       |

|  |                 |
|--|-----------------|
| Reef, Inc. dba Hawaii Institute of Real Estate<br>(Principal: John F. Stapleton) | January 1, 2001 |
|--|-----------------|

|   |                 |
|---|-----------------|
| University of Hawaii at Manoa-Outreach College<br>(Principal: Dr. Pamela Fujita-Starck) | January 1, 2001 |
|---|-----------------|

**Instructor(s)**

|   |                 |
|---|-----------------|
| Jay J. Spadinger<br>(Broker/Salesperson Curriculum) | January 1, 2001 |
|---|-----------------|

|  |                 |
|--|-----------------|
| Ricardo D. Seiler<br>(Broker/Salesperson Curriculum) | January 1, 2001 |
|--|-----------------|

|  |                 |
|--|-----------------|
| Brian R. Thomas<br>(Broker/Salesperson Curriculum) | January 1, 2001 |
|--|-----------------|

|  |                 |
|--|-----------------|
| Helen Fahrni<br>(Salesperson Curriculum) | January 1, 2001 |
|--|-----------------|

|  |                 |
|--|-----------------|
| Jonathon C. Hudson<br>(Salesperson Curriculum) | January 1, 2001 |
|--|-----------------|

|  |                 |
|--|-----------------|
| John F. Stapleton<br>(Broker/Salesperson Curriculum) | January 1, 2001 |
|--|-----------------|

|  |                 |
|--|-----------------|
| Frederick J. Luning<br>(Math Guest Lecturer Broker/Salesperson Curriculum) | January 1, 2001 |
|--|-----------------|

|   |                 |
|---|-----------------|
| Elizabeth L. Dower<br>(Broker/Salesperson Curriculum) | January 1, 2001 |
|---|-----------------|

|  |                 |
|--|-----------------|
| Paige B. Vitousek<br>(Broker/Salesperson Curriculum) | January 1, 2001 |
|--|-----------------|

**Instructor – Carol Mae A. Ball aka Carol Ball (salesperson and broker curriculum)**

Upon a motion by Commissioner Imanaka, seconded by Commissioner P. Choi, it was voted on and unanimously carried to recommend approval of Carol Mae A. Ball as a prelicense instructor for the salesperson and broker curriculum subject to the following: Applicant must attend the next available Commission-approved Instructor's Development Workshop and 2) Applicant will be advised that on all future applications for any type of license or registration with the Commission, applicant must provide correct and accurate information regarding any history of complaints, regardless of the outcome.

**Instructor – Barbara Dew (salesperson and broker curriculum)**

Upon a motion by Commissioner Imanaka, seconded by Commissioner Rice, it was voted on and unanimously carried to recommend approval of Barbara Dew as a prelicense instructor for the salesperson and broker curriculum subject to applicant attending the next available Commission-approved Instructor's Development Workshop.

**School – Coldwell Banker Pacific Properties Real Estate School (Principal: Barbara Dew; salesperson and broker curriculum)**

Upon a motion by Commissioner P. Choi, seconded by Commissioner Ohama, it was voted on and unanimously carried to recommend approval of Coldwell Banker Pacific Properties Real Estate School as a prelicense school offering the salesperson and broker curriculum.

Administration of  
Examinations:

ASI

**Update**

A copy of a letter from Assessment Systems, Inc. ("ASI"), dated November 7, 2000, was distributed to the Commissioners for their information. In the letter, ASI provided statistics on candidate satisfaction levels. They reported a 96.7% overall satisfaction index, which means that "test takers are extremely pleased with the entire test experience."

**ASI 2001 Holiday/Non-testing Schedule**

A copy of ASI's 2001 Holiday/Non-testing Schedule was distributed to the Commissioners for their information.

Instructor's Exam

**Letter from Jonathon C. Hudson**

A copy of a letter from Jonathon C. Hudson, dated November 7, 2000, was distributed to the Commissioners. SEO Kimura reported that Mr. Hudson has some concerns about the instructor examination. In his letter, Mr. Hudson states that "Instructors should be able to look over missed questions. And be able to contest them to give A. S. I. meaningful input on how to improve the questions. The test questions should be evaluated regularly and erroneously worded and outdated questions should be quickly changed. A. S. I. does not seem to be able to make changes."

Upon a motion by Commissioner P. Choi, seconded by Commissioner Evangelista, it was voted on and unanimously carried to recommend that SEO Kimura respond to Mr. Hudson informing him that the Commission has considered his comments and will look at alternatives to the exam during the upcoming year.

Educator's Forum:

**Hawaii Association of REALTORS®** – no discussion presented.

**Hawaii Chapter of Real Estate Educators Association** – no discussion presented.

**Hawaii Association of Real Estate Schools (HARES)** – no discussion presented.

**Public and Private Institutions of Higher Education** – no discussion presented.

Next Meeting: Friday, January 12, 2001  
10:00 a.m.  
Maui Board of REALTORS®  
Conference Room  
441 Ala Makani Place  
Kahului, Maui, Hawaii

Adjournment: With no further business to discuss, Chair Aki adjourned the meeting at 9:54 a.m.

Respectfully submitted by:

---

Calvin Kimura  
Supervising Executive Officer

---

Date

[       ]       Minutes approved as is.  
[       ]       Minutes approved with changes.

CK:kt  
12/19/00